

# BOARD OF CODE STANDARDS AND APPEALS

## MINUTES

**April 3, 2006**

**Members:** Francisco Banuelos, Randy Coonrod, Randy Harder, Richard Hartwell, Bernie Hentzen, Gerald Herzberg, Ed Murabito, Warren Willenberg, John Youle

**Present:** Banuelos, Coonrod, Harder, Hentzen, Herzberg, Murabito, Willenberg, Youle

**Staff Members Present:** Maria Bias, Deb Legge, Darlene Hultman, Elaine Hammons

The regular meeting of the Board of Code Standards and Appeals was called to order by Chairman Murabito on Monday, April 3, 2006, at 1:32 p.m. in the 1st floor Board Room, City Hall, 455 N. Main, Wichita, Kansas.

### **1. Approval of the Minutes of the March 6, 2006, meeting.**

A motion was made by Board Member Coonrod to approve the minutes of the March 6, 2006, meeting as submitted. Board Member Hentzen seconded the motion. The motion carried, unopposed. (Board Member Harder was absent during the vote.)

### **2. Approval of the April, 2006, license examination applications as follows:**

<u>Name</u>	<u>Class</u>	<u>Test Date</u>
Marianne Steimle	Wrecking	April 2006

Board Member Hentzen made a motion to approve the license application for testing. Board Member Herzberg seconded the motion. The motion carried, unopposed. (Board Member Harder was absent during the vote.)

### **3. Condemnation Hearings**

#### **New Cases**

There were no New Cases for the April hearing.

## **Review Cases**

### **1. 4940 N. Arkansas**

Pat Wilcoxon, owner of the property, was present for the hearing.

Chairman Murabito asked the Board Members and City staff to introduce themselves.

Ms. Legge introduced Ms. Wilcoxon to the Board and staff, explaining that Ms. Wilcoxon had attempted to attend the initial hearing on her property the previous month; however, unable to locate the meeting room, she arrived after the meeting had adjourned.

The taxes on the property are current, and the premise is maintained.

Ms. Wilcoxon told the Board that the reason that the structure had not been razed was due to the location of the electrical meter on the building. Since it provides electrical service for a well, she has to arrange for the meter to be relocated in order to retain the use of the well. She had contacted an electrical contractor to install a pole and relocate the meter so the building could be demolished; however, after assessing the situation, the electrical contractor advised Ms. Wilcoxon to have the service installed underground. He explained that she would have to contact Westar, the electric utility, and get the guidelines for having the underground service installed. She said that both she and the electrician tried to contact the individual whom they were told could provide the necessary information but received a voice mail recording. The message instructed the caller to call back after a certain date and provided the name of a different person that would be handling the inquiries. There has been no response from the utility company at present.

It is her intent, Ms Wilcoxon assured the Board, to proceed as quickly as possible. As soon as she or the electrician has received the necessary information, the electrical contractor will coordinate the process to begin the first step in relocating the meter. When the meter can be moved, she plans to have the structure demolished.

Chairman Murabito asked Ms. Wilcoxon if she thought the relocation of the service and the demolition of the building could be accomplished within the next thirty days. Ms. Wilcoxon replied that she hoped that would be possible. Chairman Murabito inquired whether any of the Board Members had suggestions that might be beneficial in assisting Ms. Wilcoxon to resolve her dilemma.

Board Member Harder said that it would be relatively simple to install the meter on an existing pole. Ms. Wilcoxon explained that she was informed by the utility that owned one of the poles that it would not give permission for its use. Board Member Harder suggested that it would be a quick process to install another pole beside the existing pole and attach the new meter or use one of the other poles

on the property. Ms. Wilcoxon said that the other pole to which Board Member Harder referred was not a possible solution because its location could create problems due to height restrictions for work vehicles that sometimes come onto the property. Another concern was the potential damage caused by the trees nearby should there be an ice storm or high winds. Board Member Harder expressed that, in his opinion, to have the service installed underground would require at least sixty to ninety days from beginning to completion. Chairman Murabito mentioned that Tiedes Lines, a contractor that installed poles, might be able to provide some assistance to her.

A motion was made by Board Member Hentzen to allow Ms. Wilcoxon until the June meeting to resolve the matter or reappear before the Board to provide an update on the situation. Board Member Youle seconded the motion. The motion passed, unopposed.

**4. Hearing on possible suspension/revocation of the Class B General Contractor's license for Ed Glover d/b/a Glover Enterprises, Inc., regarding 2724 N. Vassar.**

Neither Mr. Ed Glover d/b/a Glover Enterprises, nor his representative, appeared before the Board.

Darlene Hultman, Interim Building Construction Inspector Supervisor, Central Inspection, appeared before the Board on behalf of Central Inspection. She informed the Board that there had been no response to any of the attempts to contact Mr. Glover. Ms. Hultman apprised the Board of the expired status of Mr. Glover's contractor's license, which was not renewed for 2006.

Board Member Coonrod made a motion to revoke the license of Mr. Glover d/b/a Glover Enterprises. Board Member Willenberg seconded the motion. The motion passed unanimously.

With no other business to conduct, Board Member Youle made a motion to adjourn. Board Member Harder seconded the motion. The motion carried.

The meeting was adjourned at 2:00 p.m.

